



**MEETING OF MAY 16, 2023**

**TO:** Mayor Jordan and City Council  
**THRU:** Susan Norton, Chief of Staff  
**FROM:** Tim Nyander, Utilities Director  
**DATE:**  
**SUBJECT:** 11th Street Cottages, LLC - Water Cost Share on 11th Street

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**RECOMMENDATION:**

Staff recommends a Cost Share Agreement with 11th Street Cottages, LLC in an amount not to exceed \$47,834.30 for a water line extension near the corner of East 11th Street and South Washington Avenue, and approval of a project contingency in the amount of \$4,783.43.

**BACKGROUND:**

Infill development is proposed by 11th St Cottages, LLC south of 11th Street between S. Washington Avenue and S. Beebalm Ave. (parcel 765-03341-000). The site is approximately 0.66-ac, currently vacant, and is zoned RIU. The developer proposes to build 9 cottages in a cluster housing development. In order to service these houses, they will need to install a water line from Washington Ave to the corner of the subject property, approximately 174-ft, and then extend it in along the frontage of the property to the middle of the property, an additional approximately 62-ft, for a total of 236-ft.

**DISCUSSION:**

This waterline would also benefit any future development east and north of this project site. 11th St Cottages, LLC requests a 50% cost share on this waterline installation. The project engineering and permitting has been completed and the developer has secured three contractor quotes. The low quote is from Pavecon for \$87,183.20 and the engineering costs for the project are \$8,485.40 for a total project cost of \$95,668.60. The 50% cost share would therefore total \$47,834.30. Staff also recommends approval of a project contingency in the amount of \$4,783.43.

The cost share agreement was considered by the Water, Sewer and Solid Waste Committee on April 11, 2023, which recommended approval by a vote of 4-0.

**BUDGET/STAFF IMPACT:**

Funds are available in the Water/Sewer Impact Fee Cost Sharing account.

**ATTACHMENTS:** SRF 11th Street Cottages, LLC, 11th Street Cottages, LLC - Cost Share Agreement, Exhibit A - Map, Exhibit B - Construction Bids, 11th St Cost Share Proposal, Engineer Fee Estimate 040723

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